

Public Notices

Business Observer

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**Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotice.com

OCTOBER 4 - OCTOBER 10, 2024

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Dolo Pizzaiolo located at 4001 NE 20th Pl in the City of Cape Coral, Lee County, FL 33909 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of September, 2024.

John Galazzo

October 4, 2024

24-04290L

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Yacht Clubs of the Americas, and YCOA located at 9860 Cypress Lake Dr. in the City of Fort Myers, Lee County, FL 33919 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of September, 2024.

Steven C Knight

October 4, 2024

24-04298L

FIRST INSERTION

Fictitious Name Notice
Notice Is Hereby Given that Lee Health System, Inc., 636 Del Prado Blvd, Cape Coral, FL 33990, desiring to engage in business under the fictitious name of Cape Coral Hospital, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

October 4, 2024

24-04291L

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 18301 N Tamiami Trail North Fort Myers FL 33903, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 10/24/2024 at 2:30PM, Contents include personal property along with the described belongings to those individuals listed below.

1673	Matthew Fulham	Appliances, Furniture, Totes, Electronics
1002	David Trout	Mattress, Tools, Totes, Appliances
1114	Joseph Frank	Electronics, Boxes
1437	Donta Davis	Appliances, Electronics, Tools
1641	Stephen Pryce	Electronics Boxes, Tools
1683	Melanie Dorr	Appliances, Mattresses, Furniture, Boxes
1501	Arlette Walker	Furniture, Boxes, Electronics

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions. (239)-291-9388

October 4, 11, 2024

24-04303L

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of CORA PHYSICAL THERAPY - ESTERO located at P.O. BOX 150 in the City of LIMA, OH 45802 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of September, 2024.

CORA HEALTH SERVICES, INC.

October 4, 2024

24-04285L

FIRST INSERTION

FICTITIOUS NAME NOTICE
NOTICE IS HEREBY GIVEN that Equipt, Inc., desiring to engage in business under the fictitious name of The Griffin Group located at 19601 Ben Hill Griffin Parkway, Fort Myers, FL, 33913 intends to register the said name in Lee County with the Division of Corporations of the Department of State, Tallahassee, Florida, pursuant to section 865.09 of the Florida Statutes.

October 4, 2024

24-04304L

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE UNDER FICTITIOUS
NAME LAW PURSUANT TO
SECTION 865.09, FLORIDA
STATUTES

NOTICE IS HEREBY GIVEN that Alice Hemingway will engage in business under the fictitious name HEMINGWAY HAIR, with a physical address 24880 Burnt Pine Dr, 5 Bonita Springs, FL 34134, with a mailing address 24510 Redfish St Bonita Springs, FL 34134, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

October 4, 2024

24-04297L

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of FreshStart Services LLC located at 3419 7th Street SW in the City of Lehigh Acres, Lee County, FL 33976 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 27th day of September, 2024.

Sandra Cauffman

October 4, 2024

24-04299L

FIRST INSERTION

Fictitious Name Notice
Notice Is Hereby Given that Lee Health System, Inc., 9981 S HealthPark Dr., Fort Myers, FL 33908, desiring to engage in business under the fictitious name of LHS GCH of SW FL TRANSPORT VEHICLES, with its principal place of business in the State of Florida in the County of Lee will file an Application for Registration of Fictitious Name with the Florida Department of State.

October 4, 2024

24-04312L

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 18301 N Tamiami Trail North Fort Myers FL 33903, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 10/24/2024 at 2:30PM, Contents include personal property along with the described belongings to those individuals listed below.

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1641	Stephen Pryce	Electronics Boxes, Tools
1683	Melanie Dorr	Appliances, Mattresses, Furniture, Boxes
1501	Arlette Walker	Furniture, Boxes, Electronics

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions. (239)-291-9388

October 4, 11, 2024

24-04303L

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of CORA PHYSICAL THERAPY - ESTERO located at P.O. BOX 150 in the City of LIMA, OH 45802 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of September, 2024.

CORA HEALTH SERVICES, INC.

October 4, 2024

24-04285L

FIRST INSERTION

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October 4, 2024

24-04304L

--- PUBLIC SALES ---

FIRST INSERTION

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SECTION 865.09, FLORIDA
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October 4, 2024

24-04297L

FIRST INSERTION

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According to Florida Statute
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Dated this 27th day of September, 2024.

Sandra Cauffman

October 4, 2024

24-04299L

FIRST INSERTION

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October 4, 2024

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October 4, 11, 2024

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CORA HEALTH SERVICES, INC.

October 4, 2024

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October 4, 2024

24-04304L

--- PUBLIC SALES ---

FIRST INSERTION

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SECTION 865.09, FLORIDA
STATUTES

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October 4, 2024

24-04297L

FIRST INSERTION

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According to Florida Statute
Number 865.09

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Dated this 27th day of September, 2024.

Sandra Cauffman

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002903
Division: Probate
IN RE: ESTATE OF KENDRA ROSE AHRENS,
Deceased.

The administration of the Estate of Kendra Rose Ahrens, deceased, whose date of death was July 31, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court **WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

All other creditors of the Decedent and other persons having claims or demands against the Decedent's Estate must file their claims with this Court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.**

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The Personal Representative or Cura-
tor has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is October 4, 2024.

Personal Representative:
Alysia Ahrens
2120 NE 6th Street
Cape Coral, FL 33909

Attorney for Personal Representative:
Kevin A. Kyle

Attorney for Personal Representative
Florida Bar Number: 980595

GREEN SCHOENFELD & KYLE LLP

1380 Royal Palm Square Boulevard

Fort Myers, Florida 33919

Telephone: (239) 936-7200

Fax: (239) 936-7997

E-Mail: kevinkyle@gskattorneys.com

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October 4, 11, 2024 24-04301L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2919
Division Probate
IN RE: ESTATE OF JOHN FREDERICK PERRY
A/K/A JOHN F. PERRY

The administration of the estate of John Frederick Perry a/k/a John F. Perry, deceased, whose date of death was August 5, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.**

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

Personal Representative:
Gail F. Anderson
208 SE 29th Terrace
Cape Coral, FL 33904

Attorney for Personal Representative:

Douglas A. Dodson, II

Florida Bar Number: 126439

DORCEY LAW FIRM PLC

10181 Six Mile Cypress Parkway, Ste C

Fort Myers, FL 33966

Telephone: (239) 418-0169

Fax: (239) 418-0048

E-Mail: douglas@dorceylaw.com

Secondary E-Mail:

probate@dorceylaw.com

October 4, 11, 2024 24-04293L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2919
Division Probate
IN RE: ESTATE OF ROSEMARIE P. MAATSCH,
Deceased.

The administration of the estate of Rosemarie P. Maatsch, deceased, whose date of death was June 4, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.**

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

Personal Representative:
James Steven Opp
5218 SW 12th Place
Cape Coral, Florida 33914

Attorney for Personal Representative:

Lowell S. Schoenfeld, Attorney

Florida Bar Number: 980099

GREEN SCHOENFELD & KYLE LLP

1380 Royal Palm Square Blvd.

FORT MYERS, FL 33919

Telephone: (239) 936-7200

Fax: (239) 936-7997

E-Mail: lowellschoenfeld@gskattorneys.com

Secondary E-Mail:

gailstagger@gskattorneys.com

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October 4, 11, 2024 24-04281L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002935
Division PROBATE
IN RE: ESTATE OF MICHEL CAPDEVILLA
RODRIGUEZ
Deceased.

The administration of the estate of Michel Capdevilla, Rodriguez, deceased, whose date of death was January 24, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.**

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

Personal Representative:
Jocelyn Capdevilla
4722 Golfview Blvd.
Lee High Acres, Florida 33973

Attorney for Personal Representative:

Daniel de Paz, Attorney

Florida Bar Number: 108866

136 4th St. N., Suite 2213

St. Petersburg, Florida 33701

Telephone: (813) 367-9856

Fax: (813) 901-4856

E-Mail: e-service@depaz.law

Secondary E-Mail:

assistant@depaz.law

October 4, 11, 2024 24-04288L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
Division: Probate
File No. 24-CP-002826
Probate Division
IN RE: ESTATE OF KYLE HARMON,
deceased.

The administration of the estate of Kyle Harmon, deceased, who died on June 14, 2024, File Number 24-CP-002826, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.**

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

FIRST INSERTION

Notice to Creditors
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
Division: Probate
File No. 24-CP-002826
IN RE: ESTATE OF Charles Kenneth Nix,
Deceased.

The administration of the estate of Charles Kenneth Nix, deceased, whose date of death was July 10, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P. O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.**

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NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

Personal Representative:
Dena M. Obney,
c/o Horlick & Corbridge, P.A.

1314 E. Venice Ave., Suite D

Venice, Florida 34285

Attorney for Personal Representative:
C. Kelley Corbridge, Attorney
Florida Bar No. 325066

Email: kelley@mdhp.com

Horlick & Corbridge, P.A.

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF TRUSTEE'S SALE

Bel-Air Beach Club
Pursuant to Section 721.855, Florida Statutes, on October 25, 2024 at 11:00 a.m., Harry Klausner, Esq., 11595 Kelly Rd., Suite 216, Fort Myers, FL 33908, as Trustee pursuant to that Appointment of Trustee recorded on September 14, 2018, in Instrument Number 2018000226257, of the Public Records of Lee County, Florida, by reason of a now continuing default by Obligor(s), (See Exhibit "A"), if living, and if dead, the unknown spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees and all other parties claiming an interest by, through, under and against the above-named Obligor(s) whose address is (See Exhibit "A"), in the payment or performance of the obligations secured by said Claim of Lien recorded in Instrument Number (See Exhibit "A"), of the Public Records of Lee County, Florida, including the breach or default, notice of which was set forth in a Notice of Default and Intent to Foreclose provided to the last known address of Obligor(s), (See Exhibit "A"), by Certified/Registered Mail or by publication by the undersigned Trustee, will sell at public auction to the highest bidder for lawful money of the United States of America, on the front steps of the Office of the Trustee, 11595 Kelly Rd., Suite 216, Fort Myers, FL 33908, all right, title and interest in the property situated in Lee County, Florida, described as: (See Exhibit "A") Time Share Interest(s) (See Exhibit "A") according to the Declaration of

Condominium for Bel-Air Beach Club, recorded in Official Records Book 1765, at Page 1585, of the Public Records of Lee County, Florida. Said sale will be made (without covenants, or warranty, express or implied, regarding the title, possession or encumbrances) to pay the unpaid assessments due in the amount of (See Exhibit "A"), with interest accruing at the rate of (See Exhibit "A") per day, pursuant to the Declaration of Condominium, advances, if any, under the terms of said Claim of Lien, charges and expenses of the Trustee and of the trusts created by said Claim of Lien. Obligor(s) shall have the right to cure the default and any junior interest holder shall have the right to redeem its interest up to the date the Trustee issues the Certificate of Sale by paying the amounts due as outlined in the preceding paragraph.

Dated: September 30, 2024
By: Harry Klausner, Esq., as Trustee

EXHIBIT "A" Legal Description of property being foreclosed:
UNIT NUMBER(S) (see below) WEEK NUMBER(S) (see below) OF BEL-AIR BEACH CLUB, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM AND EXHIBITS THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1765, AT PAGE 1585, ET SEQ., PUBLIC RECORDS OF LEE COUNTY FLORIDA AND ALL AMENDMENTS THERETO, IF ANY.

Owner(s)/Obligor(s)*** / Unit and

Week / Default Date / Instr # Lien / Lien Amount / Daily Per Diem of Lien Amount / Current Amount owed under lien including additional costs, attorney fees, special assessments, and any additional maintenance fees / Last known mailing address

Loretta E. Abbott, individually and as Trustee of the Abbott Family Trust dated April 17, 2000 and Alvin Ray Abbott / Unit Number 104 Week Number 36 / February 1, 2023 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 465 Weatherfield Ave Altamonte Springs FL 32714

Vernard E. Hixson and Marchetta M. Hixson, individually and as Trustees under the Hixson Family Revocable Living Trust dated February 15, 1999 / Unit Number 202 Week Number 39 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 8205 Igou Gap Rd Chatanooga TN 37421-2708

Andrew Hoenig and Virginia Hoenig / Unit Number 402 Week Number 42 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 120 Arrowhead Trail Saltillo MS 38866

Mary Ann Kleese / Unit Number 104 Week Number(s) 32 & 35 / February 1, 2024 / 2024000152738 / \$2,538.71 / \$1.38 / \$3,775.97 / 3575 Candywoods Dr Youngstown OH 44514

Michael D. Otto and Mary K. Otto / Unit Number 101 Week Number(s) 48 & 49 / February 1, 2024 / 2024000152738 / \$4,189.80 / \$2.26 / \$5,529.73 / 7340 Michigan Ave Pigeon MI 48755

Pamela E. Potter / Unit Number 403 Week Number 19 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 538 Spring Place Rd NE White GA 30184

Alphonse M. Reed and Demetria D. Reed / Unit Number 103 Week Number 25 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 324 Linton Ave Natchez MS 39120-2318

Joseph Valbrun and Betty Valbrun / Unit Number 302 Week Number 19 / February 1, 2024 / 2024000152738 / \$1,585.21 / \$0.88 / \$2,263.18 / PO Box 9483 Fort Lauderdale FL 33310

Cracker Hammock, LLC, a Florida Limited Liability Company and Sharon Guld Kieber, Trustee of the Sharon Guld Kieber Revocable Trust u/a/ dtd12/26/05 / Unit Number 302 Week Number 22 , Unit Number 304 Week Number 30 and Unit Number 403 Week Number 31 / February 1, 2024 / 2024000152738 / \$6,284.70 / \$3.36 / \$8,254.89 / 2841 Lakeview Dr Sebring FL 33870

Anne M. Otto and Fred W. Otto / Unit Number 103 Week Number 19 / February 1, 2024 / 2024000152738 / \$3,230.50 / \$1.75 / \$4,010.78 / 39 Chambers Rd Danbury CT 06811

***if living, and if dead, the unknown spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees and all other parties claiming an interest by, through, under and against the above-named Obligor(s)

October 4, 11, 2024 24-04307L

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 24-CA-006256

JMK LLC, a Wyoming limited liability company, Plaintiff, v.

THE UNKNOWN HEIRS OF JOSEPH KLUG; THE UNKNOWN HEIRS OF ILONA KLUG; LUCILLE P. CUNNINGHAM; MARYAM H.

O. S. ALHOULAH; MUNA H. A. M. H. ALSAYEGH; and all others claiming by, through or under these Defendants.

TO: MARYAM H. O. S. ALHOULAH

Last Known Addresses: Block 1, Street 72, Plot 5004, Farwaniya, Kuwait

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:
Lot 9, Block 93, Unit 14, Section 21, Township 45 South, Range 27 East, Lehigh Acres, according to the map or plat thereof on file in the Office of the Clerk of the Circuit Court, recorded in Plat Book 18, Page 67, Public Records, Lee County, Florida.

Address: 848 Dudley Avenue S., Leigh Acres, FL 33974

Parcel ID: 21-45-27-L4-00093.0090

(the "Property").

has been filed against you and you are required to serve a copy of your written defenses by the Lee County Clerk

of Court's scheduled default date of October 30, 2024 on Bradley W. Butcher, Plaintiff's attorney, whose address is 6830 Porto Fino Circle, Ste. 2, Fort Myers, Florida 33912 and file the original with this Court either before service on Plaintiff's attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for four (4) consecutive weeks in the Gulf Coast Business Review.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 20th day of September, 2024.

CLERK OF THE CIRCUIT COURT
KEVIN C. KARNES
Lee County Clerk of Court
(SEAL) By: K. Harris

as Deputy Clerk

Butcher & Associates, P.L.
6830 Porto Fino Circle, Ste. 2
Fort Myers, Florida 33912

October 4, 11, 18, 25, 2024

24-04277L

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION

CASE NO.: 24-CA-003375

WELLS FARGO BANK, N.A., Plaintiff, vs.

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, ROCCO BRISCESE AKA ROCCO J. BRISCESE AKA ROCCO JOSEPH BRISCESE, DECEASED, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated September 19, 2024, and entered in Case No. 24-CA-003375 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Liens, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Rocco Briscese aka Rocco J. Briscese aka Rocco Joseph Briscese, deceased; Shirl Ellis; Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual Defendant(s) Who are not Known To Be Dead Or Alive, Whether Said Unknown Parties May Claim An Interest in Spouses, Heirs, Devisees, Grantees, Or Other Claimants claiming by, through, under, or against, Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated August 23, 2024, and entered in Case No. 2024-CA-000827 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Bank of America, N.A., is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Liens, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Albert J. Johnson, Jr. aka Albert Juatsus Johnson, Jr., deceased; Jane Johnson; Anna Grace Johnson-Enriquez; Janet Johnson; Arlene Estavillo; Gloria Estavillo; The Unknown Heirs, Devisees, Grantees, Assignees, Liens, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Nenita Pascual, deceased; Rudy Acosta; Bebeth Suarez; Maria Pascual; Dolores Acosta; Joel Acosta; Judy J. Sorrell; Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual

Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee.realforeclose.com in accordance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am on the 24th day of October, 2024, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 5, BLOCK 8A, WILLOW LAKE, SECTION 33, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 49, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

A/K/A 20 GREENWOOD AVE LEHIGH ACRES FL 33936
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed.

Dated in Lee County, Florida this day of 09/25/2024

Kevin C. Karnes
Clerk of the Circuit Court
Lee County, Florida
(SEAL) By: N. Watson
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
eService: servealaw@albertellilaw.com
CT-24-007317
October 4, 11, 2024 24-04287L

NOTICE OF DEFAULT AND
INTENT TO FORECLOSE

Bel-Air Beach Club
STATE OF FLORIDA, COUNTY OF
LEE

Pursuant to Section 721.855, Florida Statutes, Bel-Air Beach Club Association, Inc., a Florida Not-For-Profit Corporation has recorded a Claim of Lien in the amount of (See Exhibit "A"), with interest accruing at the daily per diem rate of (See Exhibit "A"), and recorded in Instrument Number (See Exhibit "A"), of the Public Records of Lee County, Florida, and the undersigned Trustee as appointed by Bel-Air Beach Club Association, Inc., a Florida Not-For-Profit Corporation, hereby formally notifies (See Exhibit "A") that due to your failure to pay the annual assessment(s) due on (See Exhibit "A") and all assessment(s) thereafter, you are currently in default of your obligations to pay assessments due to Bel-Air Beach Club Association, Inc., a Florida Not-For-Profit Corporation on the following described real property located in Lee County, Florida: (See Exhibit "A") Time Share Interest(s) (See Exhibit "A") according to the Declaration of Condominium, recorded in Official Records Book 1765, at Page 1585, of the Public Records of Lee County, Florida. As a result of the aforementioned default, Bel-Air Beach Club Association, Inc., a Florida Not-For-Profit Corporation hereby elects to sell the property pursuant to Section 721.855, Florida Statutes. Please be advised that in the event that your obligation is not brought current (including the payment of any fees incurred by Bel-Air Beach Club Association, Inc., a Florida Not-For-Profit Corporation in commencing this foreclosure process) within thirty (30) days from the first date of publication, the undersigned Trustee shall proceed with the sale of the property as provided in Section 721.855, Florida Statutes, in which case, the undersigned Trustee shall: (1) Provide you with written notice of the sale, including the date, time and location thereof; (2) Record the notice of sale in the Public Records of Lee County, Florida; and (3) Publish a copy of the notice of sale two (2) times, once each week, for two (2) successive weeks, in a Lee County newspaper. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the undersigned trustee the objection form provided to you by mail, exercising your right to object to the use of the trustee foreclosure procedure. Upon the undersigned trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the undersigned trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien.

Dated: September 30, 2024
By: Harry Klausner, Esq., as Trustee

EXHIBIT "A" Legal Description of property being foreclosed:
UNIT NUMBER(S) (see be-

low) WEEK NUMBER(S) (see below) OF BEL-AIR BEACH CLUB, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM AND EXHIBITS THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1765, AT PAGE 1585, ET SEQ., PUBLIC RECORDS OF LEE COUNTY FLORIDA AND ALL AMENDMENTS THERETO, IF ANY.

Owner(s)/Obligor(s)*** / Unit and

Week / Default Date / Instr # Lien / Lien Amount / Daily Per Diem of Lien Amount / Current Amount owed under lien including additional costs, attorney fees, special assessments, and any additional maintenance fees / Last known mailing address

Loretta E. Abbott, individually and as Trustee of the Abbott Family Trust dated April 17, 2000 and Alvin Ray Abbott / Unit Number 104 Week Number 36 / February 1, 2023 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 465 Weatherfield Ave Altamonte Springs FL 32714

Andrew Hoenig and Virginia Hoenig / Unit Number 402 Week Number 42 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 120 Arrowhead Trail Saltillo MS 38866

Mary Ann Kleese / Unit Number 104 Week Number(s) 32 & 35 / February 1, 2024 / 2024000152738 / \$2,538.71 / \$1.38 / \$3,775.97 / 3575 Candywoods Dr Youngstown OH 44514

Michael D. Otto and Mary K. Otto / Unit Number 101 Week Number(s) 48 & 49 / February 1, 2024 / 2024000152738 / \$4,189.80 / \$2.26 / \$5,529.73 / 7340 Michigan Ave Pigeon MI 48755

Pamela E. Potter / Unit Number 403 Week Number 19 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 538 Spring Place Rd NE White GA 30184

Alphonse M. Reed and Demetria D. Reed / Unit Number 103 Week Number 25 / February 1, 2024 / 2024000152738 / \$2,094.90 / \$1.15 / \$2,804.57 / 324 Linton Ave Natchez MS 39120-2318

Joseph Valbrun and Betty Valbrun / Unit Number 302 Week Number 19 / February 1, 2024 / 2024000152738 / \$1,585.21 / \$0.88 / \$2,263.18 / PO Box 9483 Fort Lauderdale FL 33310

Cracker Hammock, LLC, a Florida Limited Liability Company and Sharon Guld Kieber, Trustee of the Sharon Guld Kieber Revocable Trust u/a/ dtd12/26/05 / Unit Number 302 Week Number 22 , Unit Number 304 Week Number 30 and Unit Number 403 Week Number 31 / February 1, 2024 / 2024000152738 / \$6,284.70 / \$3.36 / \$8,254.89 / 2841 Lakeview Dr Sebring FL 33870

Anne M. Otto and Fred W. Otto / Unit Number 103 Week Number 19 / February 1, 2024 / 2024000152738 / \$3,230.50 / \$1.75 / \$4,010.78 / 39 Chambers Rd Danbury CT 06811

***if living, and if dead, the unknown spouse, heirs, devisees, grantees, assignees, lienors, creditors, trustees and all other parties claiming an interest by, through, under and against the above-named Obligor(s)

October 4, 11, 2024 24-04307L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002487
Division Probate
IN RE: ESTATE OF
MARY M. STAELIN
Deceased.

The administration of the estate of Mary M. Staehlin, deceased, whose date of death was March 12, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

The date of first publication of this notice is October 4, 2024.

Personal Representative:

Randy E. Flynn
411 Walnut Street, #5739
Green Cove Springs, Florida 32043
Attorney for Personal Representative: Michael R. Harris, Esq.
Florida Bar Number: 159920
KOPELOWITZ OSTROW
200 East Palmetto Park Road, Ste. 103
Boca Raton, Florida 33432
Telephone: (561) 910-3049
Fax: (561) 214-9185
E-Mail: harris@kalawyers.com
Secondary E-Mail: cynthia@flestateparalegal.com
October 4, 11, 2024 24-04315L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2024-CP-001382
IN RE: ESTATE OF
WILLIAM WADE PERSINGER SR
Deceased.

The administration of the estate of WILLIAM WADE PERSINGER SR, deceased, whose date of death was December 8, 2023, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

Personal Representative:

Emily Persinger
915 NW 5th Pl
Cape Coral, Florida 33993
Attorney for Personal Representative: Shawn R.H. Smith, Esq.
Florida Bar Number: 489492
RTRLaw
189 S. Orange Ave. Suite 840
Orlando, FL 32801
Telephone: (407) 343-5152
Fax: (954) 370-1992
E-Mail: ssmith@rtrlaw.com
October 4, 11, 2024 24-04317L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 24-CP-002658
DIVISION: Probate
IN RE: ESTATE OF
EDITH FRIEDA BRAND,
Deceased.

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmatured, contingent, or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with the court ON OR BEFORE THE DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.302, FLORIDA STATUTES, WILL BE FOREVER BARRED.

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AFTER DECEDENT'S DEATH.

The address of the court where this probate is pending is: 2075 Dr. Martin Luther King Blvd., 1st and 2nd Floors, Fort Myers, FL 33901.

The date of death of the decedent is: April 12, 2023.

The date of first publication of this notice is: October 4, 2024.

Petitioner: Mark F. Moss, Esq.
c/o Law Offices of Mark F. Moss,
PLLC

12276 San Jose Blvd., Suite 520
Jacksonville, FL 32223
Attorney for Petitioner
MARK F. MOSS, ESQ.
Florida Bar Number: 119573
Law Offices of Mark F. Moss, PLLC
12276 San Jose Blvd., Suite 520
Jacksonville, FL 32223
Telephone: (904) 329-7242
E-Mail 1: Service@markmossllaw.com
E-Mail 2: mark@markmossllaw.com
October 4, 11, 2024 24-04316L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002835
IN RE: ESTATE OF
RUTH ELIZABETH MCGRATH,
Deceased.

The administration of the Estate of RUTH ELIZABETH MCGRATH, Deceased, whose date of death was February 20, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the Personal Representatives and their attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with the court ON OR BEFORE THE DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE. A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AFTER DECEDENT'S DEATH.

The address of the court where this probate is pending is: 2075 Dr. Martin Luther King Blvd., 1st and 2nd Floors, Fort Myers, FL 33901.

The date of death of the decedent is: April 12, 2023.

The date of first publication of this notice is: October 4, 2024.

**DONALD MCGRATH,
Personal Representative**

Attorney for Persons Giving Notice
Tasha Warnock, Esq.
Florida Bar Number: 116474
The Warnock Law Group LLC
6843 Porto Fino Circle
Fort Myers, Florida 33912
Telephone: (239) 437-1197
Fax: (239) 437-1196
E-Mail:
service@warnocklawgroup.com
Secondary E-Mail:
tawarnock@warnocklawgroup.com
October 4, 11, 2024 24-04326L

FIRST INSERTION

**NOTICE TO CREDITORS
(Summary Administration)**
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2729
IN RE: ESTATE OF
LAUREL A. MUCHA
Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of LAUREL A. MUCHA, deceased, File Number 24-CP-2729, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr Boulevard, Fort Myers, Florida 33901; that the decedent's date of death was August 29, 2023; that the total value of the estate is \$61,500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Michael R. Mucha, Jr.
13306 Sullivan Dr.
Plattsburgh, NE 68048
Joseph C. Mucha
13306 Sullivan Dr.
Plattsburgh, NE 68048

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.221.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AFTER DECEDENT'S DEATH.

The address of the court where this probate is pending is: 2075 Dr. Martin Luther King Jr Boulevard, Fort Myers, Florida 33901.

The date of death of the decedent is: April 12, 2023.

The date of first publication of this notice is: October 4, 2024.

Persons Giving Notice:

Michael R. Mucha, Jr.
as Trustee aforesaid
Joseph C. Mucha
as Trustee aforesaid

Attorney for Persons Giving Notice

Tasha Warnock, Esq.

Florida Bar Number: 116474

The Warnock Law Group LLC

6843 Porto Fino Circle

Fort Myers, Florida 33912

Telephone: (239) 437-1197

Fax: (239) 437-1196

E-Mail:

service@warnocklawgroup.com

Secondary E-Mail:

tawarnock@warnocklawgroup.com

October 4, 11, 2024 24-04322L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 24-CA-003534

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST, Plaintiff, vs. PHILLIP DOUGLAS FETTERS AND JESSICA RENEE FETTERS, et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 19, 2024, and entered in 24-CA-003534 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCAF ACQUISITION TRUST is the Plaintiff and PHILLIP DOUGLAS FETTERS; JESSICA RENEE FETTERS; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL REVENUE SERVICE are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 24, 2024, the following described property as set forth in said Final Judgment, to wit:

LOTS 14 AND 15, BLOCK 3871
OF CAPE CORAL UNIT 53,
ACCORDING TO THE PLAT
THEREOF AS RECORDED
IN PLAT BOOK 19, PAGE(S)
64 -78, OF THE PUBLIC
RECORDS OF LEE COUNTY,
FLORIDA.

Property Address: 1722 NW
18TH TER, CAPE CORAL, FL
33993

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

Dated this day of 10/19/2024.

Kevin C. Karnes

As Clerk of the Court
(SEAL) By: N. Watson

--- ACTIONS / SALES ---

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
CASE NO.: 23-CA-007795

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING PLAINTIFF, VS.

ALEXANDER SMITH, ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Order Canceling and Rescheduling the Foreclosure the September 26, 2024. Foreclosure Sale dated the 25th day of September, 2024, and entered in Case No. 23-CA-007795, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein NewRez LLC d/b/a Shellpoint Mortgage Servicing is the Plaintiff and ALEXANDER SMITH; and GOODLEAP, LLC are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00AM on the 5th day of December, 2024, the following described property as set forth in said Final Judgment, to wit:

LOTS 41 AND 42, BLOCK 2031, CAPE CORAL UNIT 31, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGE 149, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this day of 10/01/2024.

Kevin C. Karnes
Clerk of The Circuit Court
(SEAL) By: N. Watson
Deputy Clerk

Submitted by:
Miller, George & Suggs, PLLC
ATTORNEY FOR PLAINTIFF
210 N. University Drive, Suite 900
Coral Springs, FL 33071
DESIGNATED PRIMARY E-MAIL
FOR SERVICE PURSUANT TO FLA.
R.JUD. ADMIN 2.516
ESERVICE@MGS-LEGAL.COM
23FL453-0025
October 4, 11, 2024 24-04320L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

CASE NO. 2024-CA-005124

U.S. BANK NATIONAL ASSOCIATION, not in its individual capacity but as trustee for NRZ Pass-Through Trust XVI-B, Plaintiff, vs. UNIQUE DREAMS UNLIMITED, LLC, an Indiana limited liability company, Defendant. NOTICE IS HEREBY GIVEN pursuant to the Amended Default Final Judgment of Foreclosure entered on October 1, 2024 in Case No. 2024-CA-005124, in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida; that I will sell to the highest and best bidder for cash on-line at https://www.lee.realforeclose.com on October 24, 2024, at the hour of 9:00 A.M., at in accordance with Chapter 45, Florida Statutes, real property, improvements, fixtures, and personal property being located in Lee County, Florida (collectively, the "Subject Property"), and being more particularly described as:

Lot 10, FLAMINGO BAYOU SUBDIVISION, according to the map or plat thereof on file and recorded in the Office of the Clerk of the Circuit Court in Plat Book 33, Pages 6 and 7, of the Public Records of Lee County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

Dated at Lee County, Florida, this 01 day of October, 2024,

KEVIN C. KARNES,
KARNES, CLERK OF THE CIRCUIT COURT AND COMPTROLLER
(SEAL) N. Watson
As Deputy Clerk

David E. Peterson, Esq
Lowndes
David.peterson@lowndes-law.com
215 N. Eola Drive
Orlando FL 32801
(407)843-4600
009993/097157/14290044v1
October 4, 11, 2024 24-04321L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
CASE NO. 24-CP-002631
IN RE: ESTATE OF RONALD EDMOND LOOPER, Deceased.

The administration of the Estate of Ronald Edmond Looper, deceased, whose date of death was July 8, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 4, 2024.

/s/ Gary Furdell
Gary Furdell
4347 South Canal Circle
North Fort Myers, FL 33903

/s/ Alvaro Sanchez
Alvaro C. Sanchez
Attorney for the Petitioner
1714 Cape Coral Parkway East
Cape Coral, FL 33904
Tel: (239) 542-4733
Fax: (239) 542-9203
FLA BAR NO 105539
Email: alvero@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
October 4, 11, 2024 24-04327L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
Case No: 24-CA-003403
(Transferred from Case No. 23-CC-5305)

AMBASSADOR CONDOMINIUM OF BONITA BEACH, ASSOCIATION, INC., Plaintiff, vs. WILLIAM L. HEATER, III, et al., Defendant.

Notice is hereby given pursuant to a Final Summary Judgment filed the 1st day of October, 2024, in the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, Case No. 24-CA-003403, wherein AMBASSADOR CONDOMINIUM OF BONITA BEACH ASSOCIATION, INC. is the Plaintiff and WILLIAM L. HEATER, III is the Defendant. That I will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes, on January 30, 2025 the following described property as set forth in said Final Summary Judgment, to-wit:

UNIT NO. 704 OF THE AMBASSADOR, A CONDOMINIUM, together with a 1/60th interest in the common elements and common property of the condominium, more particularly delineated and identified in the Declaration of Condominium of The Ambassador, a Condominium, as recorded in O.R. Book 1583, Pgs. 1149 through 1241, of the Public Records of Lee County, Florida. This grant includes all personal property located in the unit.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031 before the Clerk reports the surplus as unclaimed.

Dated on this 10/02/2024

Kevin C. Karnes,
Clerk of the Circuit Court
(SEAL) By: N. Watson
Deputy Clerk

Keith H. Hagan, Esq.,
P.O. Box 1507,
Fort Myers, Florida 33902-1507,
keithhagan@paveselaw.com
glendahaskell@paveselaw.com
October 4, 11, 2024 24-04325L

FIRST INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
Case No.: 23-CA-012664

KIYO'S INVESTMENT PROPERTIES, INC., a Florida corporation, Plaintiff, v.

CARIDAD VELAZQUEZ, Defendant.

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated September 21, 2024, in the above-styled cause, the Clerk of Court for Lee County, Florida will sell to the highest and best bidder for cash online at www.lee.realforeclose.com at 9:00AM on October 24, 2024, the following described property:

Lot 5, Block 6A, Unit 12 Country Club Estates Section 34, Township 44 South, Range 27 East,

Lehigh Acres, according to plat thereof as recorded in Plat Book 15, Page 113, of the Public Records of Lee County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

10/02/2024

Kevin C. Karnes
Clerk of Court
(SEAL) N. Watson

FRANK CHARLES MIRANDA, P.A.

/s/ Melissa N. Champagne
Melissa N. Champagne, Esquire
F.B.N.: 77395
3226 W. Cypress St.
Tampa, FL 33607
Telephone: 813-254-2637
Primary Email: melissa@fcmlaw.com
Secondary Email: diana@fcmlaw.com
Attorney for Plaintiff
October 4, 11, 2024 24-04324L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

Case No. 24-CA-005968

SERENA PARK, LLC, Plaintiff, v.

The Unknown Heirs, Grantees, Beneficiaries, Devisees, Assignees, Trustees, Lienors, Creditors, and All Other Parties Claiming an Interest

By, Through, Under, Or Against HARRY W. MCGUIRE, Deceased and The Unknown Heirs, Grantees, Beneficiaries, Devisees, Assignees, Trustees, Lienors, Creditors, and All Other Parties Claiming an Interest By, Through, Under, Or Against CLARA L. MCGUIRE, Deceased, Defendants.

TO: The Unknown Heirs, Grantees, Beneficiaries, Devisees, Assignees, Trustees, Lienors, Creditors, and All Other Parties Claiming an Interest By, Through, Under, Or Against HARRY W. MCGUIRE, Deceased (unknown address) The Unknown Heirs, Grantees, Beneficiaries, Devisees, Assignees, Trustees, Lienors, Creditors, and All Other Parties Claiming an Interest By, Through, Under, Or Against CLARA L. MCGUIRE, Deceased (unknown address)

YOU ARE NOTIFIED that an action to quiet title under Chapter 65, Fla. Stat. to the following property in Lee County, Florida:

Lot 19, Block J, of SERENA PARK, according to the map or plat thereof as recorded in Plat Book 7, Page 27, of the Public Records of Lee County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's attorney, whose name and address is:

Michele A. Cavallaro, Esq.
FIDELITY NATIONAL LAW GROUP
100 West Cypress Creek Road,
Suite 889

Fort Lauderdale, Florida 33309
Telephone: (954) 414-2113
michele.cavallaro@fnf.com

on or before November 12, 2024, and to file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated on: 10/01/2024

Kevin C. Karnes,
Clerk of the Circuit Court
20th Judicial Circuit, Lee County, FL
(SEAL) By: N. Watson
Deputy Clerk

Michele A. Cavallaro, Esq.
FIDELITY NATIONAL LAW GROUP
100 West Cypress Creek Road,
Suite 889
Fort Lauderdale, Florida 33309
Telephone: (954) 414-2113
michele.cavallaro@fnf.com
October 4, 11, 18, 25, 2024

24-04319L



Email your Legal Notice

legal@businessobserverfl.com

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Observer**

FLORIDA'S NEWSPAPER FOR THE C-SUITE

IV20906-120

SUBSEQUENT INSERTIONS

--- ACTIONS ---

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 22-DR-175

In Re: The Matter of MEL-CEPHAS M.D. BOYD, Petitioner And

JENNA MARIE NERI Respondent

To: Respondent, JENNA MARIE NERI
Address: 1138 SW 1st Terrace

Cape Coral, FL 33991

and

423 E. 3rd St., Apt. 200

Little Rock, AR 72201

YOU ARE HEREBY NOTIFIED that an action involving the:

PETITION TO DETERMINE PATERNITY AND FOR RELATED RELIEF

has been filed against you and you are required to serve a copy of the writ-

ten defenses, in any, to it on counsel for the Petitioner, Natasha Lormil, Esq. with the North Law Firm, who address is 5220 Summerlin Commons Boulevard, Suite 300 Fort Myers, Florida 33907, on or before October 21, 2024 and file the original with the Clerk of this Court either before service on the Petitioner's attorney or immediately thereafter, otherwise a Default will be entered against you for the relief demanded in the Petition.

WITNESS my hand and seal of this Court on September 9, 2024.

CLERK OF THE CIRCUIT COURT (SEAL) By: E. Bakelman

Deputy Clerk

Natasha Lormil, Esq.
North Law Firm,
5220 Summerlin Commons Boulevard,
Suite 300 Fort Myers, Florida 33907
Sept. 13, 20, 27; Oct. 4, 2024

24-03842L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

Case No.: 24-DR-005815

Franklin Caceres Molina, Petitioner, and

Deicy S Romero Castiblanco, Respondent,

TO: Deicy S Romero Castiblanco

Address unknown, Unknown

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Franklin Caceres Molina, whose address is 28130 Dovewood Ct Apt 207, Bonita Springs, FL 34135 on or before October 21, 2024, and file the original with the clerk of this Court at 2075 Dr. Martin Luther King, Jr. Blvd. Fort Myers, FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you

for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated: 09/11/2024

Kevin C. Karnes

CLERK OF THE CIRCUIT COURT

(SEAL) By: J. Collins

Deputy Clerk

Sept. 20, 27; Oct. 4, 11, 2024

24-03921L

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE NO.: 24CA4534

BEATTY BUILDERS SITE

ACQUISITION INC., Plaintiff, v.

DEBT EQUITY VENTURES LLC,

and TERRELL PUGH, Defendants.

TO: TERRELL PUGH

1935 SW 188th TERRACE

MIAMI, FL 33177

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE,

LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT:

Lots 55 and 56, Block 2605,

Unit 37, Cape Coral Subdivision,

according to the plat thereof recorded in Plat Book 17, Page

15 through 29, inclusive, of the

Public Records of Lee County, Florida.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, on or before October 22, 2024, and file the original with the Clerk of this Court, at 2075 DR. Martin Luther King Jr., Blvd, Fort Myers, Florida, 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this day of 09/12/2024

Kevin C. Karnes

Clerk of the Circuit Court

(SEAL) By: N. Watson

As Deputy Clerk

The Law Office of C.W. Wickersham, Jr., P.A.,

Plaintiff's attorney,

2720 Park Street, Suite 205,

Jacksonville, Florida, 32205,

Phone Number: (904) 389-6202

Sept. 20, 27; Oct. 4, 11, 2024

24-03881L

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2784
Division: Probate
IN RE: ESTATE OF

THOMAS T. ROTHMAN

The administration of the estate of Thomas T. Rothman, deceased, whose date of death was June 16, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,

Florida Statutes.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

Personal Representatives:

Michael Tyler Rothman
513 Gregg Drive
Liburn, Georgia 30047
Kelly Ann Rothman
16025 266th Ave. SE
Issaquah, WA 98027

Attorney for Personal Representatives:

Hayley E. Donaldson, Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbshaw.com
Secondary E-Mail:
athompson@sbshaw.com
Sept. 27; Oct. 4, 2024 24-04226L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2388
IN RE: ESTATE OF

ALBERT HARRISON EWING, JR.

Deceased.

The administration of the estate of Albert Harrison Ewing, Jr., deceased, whose date of death was June 25, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346 Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE BARRED.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE BARRED.

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN

FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Ann Raymond Webb
PO Box 1177
250 West Simpson Lane
Kamas, Utah 84036

Attorney for Personal Representative:

Janet M. Strickland,
FL Bar No. 137472
Law Office of Janet M. Strickland, P.A.
2340 Periwinkle Way,
Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
E-Mail: jms@sanibellaw.net
Secondary E-Mail:
jms3@sanibellaw.net
Sept. 27; Oct. 4, 2024 24-04225L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24 CP 2666
IN RE: ESTATE OF

LEA SA MAGALHAES CASSES

a/k/a LEA M. CASSES a/k/a
LEA MAGALHAES CASSES

Deceased.

The administration of the Estate of Lea Sa Magalhaes Casses a/k/a Lea M. Casses a/k/a Lea Magalhaes Casses, deceased, File Number 24 CP 2666, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 33.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

A Personal Representative or Curator has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a Creditor, as specified under s. 732.2211.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Jeffrey Lynn Casses
701 Wood Valley Road SW
Mableton, GA 30126

Attorney for Personal Representative:

Nathan Dougherty, Esquire
Florida Bar No. 118632
P.O. Box 380984
Murdock, FL 33938
Tel: (941) 270-4489
Email:
contact@nathandoughertylaw.com

Sept. 27; Oct. 4, 2024 24-04228L

Q Are there different types of legal notices?

A Simply put, there are two basic types - Warning Notices and Accountability Notices.

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002736
Probate Division
IN RE: ESTATE OF DOUGLAS TRISSILLAN EWING, II, aka DOUGLAS T. EWING, II, aka DOUGLAS T. EWING,
Deceased.

The administration of the estate of Douglas Trissillan Ewing, II, aka Douglas T. Ewing, II, aka Douglas T. Ewing, deceased, whose date of death was August 6, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representatives and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Diane C. Ewing
24380 Pennyrail Drive
Bonita Springs, FL 34134

Attorney for Personal Representative:
Donna M. Flammang,
Attorney for Personal Representative
Florida Bar Number: 015230
Brennan, Manna & Diamond, PL
8891 Brighton Lane, Suite 112
Bonita Springs, FL 34135
P: 239.405.8672;
F: 239.390.1920
Email: dmflammang@bmdpl.com
Secondary Email:
acroczo@bmdpl.com
4867-6428-6438, v.1
Sept. 27; Oct. 4, 2024 24-04246L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
File No. 24 CP 002749
Probate Division
IN RE: ESTATE OF PATRICIA A. TANGUSSO,
deceased.

The administration of the testate estate of Patricia A. Tanguoso, deceased, whose date of death was July 22, 2024, File Number 24 CP 002749 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, P.O. Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this Notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this Notice to Creditors is September 27, 2024.

Gregory Dexter

Personal Representative
4316 Faquier Avenue
Richmond, VA 23277

Brian J. Downey, Esq.
FL Bar Number: 0017975
BARRETT MCNAGNY LLP
Attorney for Personal Representative
215 E. Berry Street
Fort Wayne, IN 46802
(260) 423-8874
Sept. 27; Oct. 4, 2024 24-04267L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-001914
IN RE: ESTATE OF DOUGLAS BANNING,
Deceased.

The administration of the estate of Douglas Banning, deceased, whose date of death was October 18, 2021, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 MONROE ST., FORT MYERS, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

MATTHEW MCCONNELL
Personal Representative
809 Walkerbilt Road, Suite 6
Naples, FL 34110

MATTHEW MCCONNELL, Esq.
Attorney for Personal Representative
Florida Bar No. 126161

Dickman Law Firm
P.O. Box 111868
Naples, FL 34108
T: 239-434-0840
F: 239-434-0940

matthew@dickmanlawfirm.org
Sept. 27; Oct. 4, 2024 24-04248L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2866
Division: Probate
IN RE: ESTATE OF FRANCIS B. SPELLANE
Deceased.

The administration of the estate of Francis B. Spellane, deceased, whose date of death was August 10, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

MARY JO BARRY
Personal Representative:
7200 Coventry Court, Unit 112
Naples, Florida 34104

Attorney for Personal Representative:
Hayley E. Donaldson, Attorney
Florida Bar Number: 1002236

Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141

Fax: (239) 334-3965
E-Mail: donaldson@dorceylaw.com
Secondary E-Mail:
bmerhige@sbhslaw.com

Sept. 27; Oct. 4, 2024 24-04251L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-2899
Division Probate
IN RE: ESTATE OF PETER PALA
Deceased.

The administration of the estate of Peter Pala, deceased, whose date of death was July 13, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

MARY JO BARRY
Personal Representative:
Paula M. Pala
17412 Via Lugano Court
Miromar Lakes, Florida 33913

Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439

DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169

Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com

Sept. 27; Oct. 4, 2024 24-04262L

--- ACTIONS ---

THIRD INSERTION

NOTICE OF ACTION FOR JOINT PETITION FOR TERMINATION OF PARENTAL RIGHTS AND ADOPTION BY STEPPARENT
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA
CIVIL ACTION
Case No. 24-DR-5453
Judge: John S. Carlin

IN RE: The Matter of the Adoption of:
ISABELLA ROSE OBEN,
Adoptee.

TO RESPONDENT: Jonathan Robert Malzan
RESPONDENTS LAST KNOWN ADDRESS: 1137 52nd Street, Sarasota, Florida 34234

YOU ARE NOTIFIED that an action for Joint Petition for Termination of Parental Rights and Adoption by Stepparent has been filed against you and that you are required to serve a copy of your written defenses, if any, to Petitioner's Attorney, Sarah M. Oquendo, Esq., of Coleman, Taylor, Klaus, Doupé, Diaz & Torrez, P.A., at 4099 Tamiami Trail North, Suite 201, Naples, Florida, 34103 on or before October 21, 2024, and file the original with the clerk of this Court at Kevin C. Barnes, Clerk of the Circuit Court and Comptroller, Lee County, Florida, 1700 Monroe Street, Ft. Myers, Florida 33901, before service

on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated on: 09/11/2024

KEVIN C. KARNES

CLERK OF THE CIRCUIT COURT
(SEAL) By: J. Collins
As Deputy Clerk

Sarah M. Oquendo, Esq.,
Coleman, Taylor, Klaus, Doupé, Diaz & Torrez, P.A.,
4099 Tamiami Trail North, Suite 201,
Naples, Florida, 34103
Sept. 20, 27; Oct. 4, 11, 2024
24-03892L

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002814
IN RE: ESTATE OF LORRAINE M. KELLOGG
a/k/a LORRAINE MAE KELLOGG
a/k/a LORRAINE MAE PICK
Deceased.

The administration of the estate of Loraine M. Kellogg, deceased, whose date of death was March 4, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901. The names and addresses of the ancillary personal representative and the ancillary personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

ANCILLARY PERSONAL REPRESENTATIVE:
Kathryn E. Moser
50761 County Road 126
Salol, Minnesota 56756

Attorney for Ancillary Personal Representative:

Eric S. Kane, Esquire

E-mail Addresses:

eric@kanelawpl.com

Florida Bar No. 0847941

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

CASE NO: 2024 CA 002634

ROGER SCOTT HAGER

Plaintiff, vs.

VICTOR VICARIO and ELITE BUILDERS SOUTH LLC, Defendants.

TO: VICTOR VICARIO
Last Known Address:
215 Zero St
Carnegie, PA 15106-4008

YOU ARE NOTIFIED that an action has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on ALExANDER J. KOLLMER, ESQUIRE, Plaintiff's attorney, whose address is 2650 North Dixie Fwy., New Smyrna Beach, Florida 32168, on or before October 29, 2024 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

WITNESS my hand and the seal of this Court this 19th day of September, 2024.

HON. KEVIN KARNES

As Clerk of the Court
(SEAL) BY: K. Harris

As Deputy Clerk

ALEXANDER J. KOLLMER, ESQUIRE,
Plaintiff's attorney,
2650 North Dixie Fwy.,
New Smyrna Beach, Florida 32168

Sept. 27; Oct. 4, 11, 18, 2024

24-04232L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

CASE #: 23-CA-009765

DIVISION: L

Wells Fargo Bank, N.A. successor by merger to Wells Fargo Bank Minnesota, N.A. for Reperforming Loan REMIC Trust Certificates, Series 2003-R2

Plaintiff, vs.-

Rogelio Nunez; Brenda Hernandez; Unknown Spouse of Brenda Hernandez; Lee County, Florida; Unknown Person in Possession of Subject Property Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 23-CA-009765 of the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein Wells Fargo Bank, N.A. successor by merger to Wells Fargo Bank Minnesota, N.A. for Reperforming Loan REMIC Trust Certificates, Series 2003-R2, Plaintiff and Rogelio Nunez are defendant(s), I, Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash BEGINNING 9:00 A.M. AT WWW.LEE.REALFORECLOSE.COM IN ACCORDANCE WITH CHAPTER 45 FLORIDA STATUTES on October 31, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 12, BLOCK 152, UNIT 44, MIRROR LAKES, SECTION 19, TOWNSHIP 45 SOUTH, RANGE 27 EAST, AS RECORDED IN PLAT BOOK 27, PAGE 131, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

09/24/2024
Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) N. Watson

DEPUTY CLERK OF COURT
Submitted By:
ATTORNEY FOR PLAINTIFF:

LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd, Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
23-329350 FC01 CHE

Sept. 27; Oct. 4, 2024
24-04269L

SECOND INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE 20th JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
Case No. 24-CC-006932

EDISON CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, v.
THE UNKNOWN HEIRS OF THOMAS M. KRETSCHMAR

and all others claiming by, through or under **THOMAS M. KRETSCHMAR**.

Defendants.

EDISON CONDO. ASS'N, INC. v. THE UNKNOWN HEIRS OF THOMAS M. KRETSCHMAR, et al.

TO: THE UNKNOWN HEIRS OF THOMAS M. KRETSCHMAR

Last Known Addresses: 2544 First Street, Unit 205, Fort Myers, FL 33901
Marienstrasse 9, Selb 95100, Germany

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida:

Apartment #205, Edison Apartments, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 715, page 872, of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements.

Parcel ID: 13-44-24-P3-0090A.2050

A/K/A: 2544 First Street #205
Fort Myers, Fl 33901
(the "Property").

has been filed against you and you are required to serve a copy of your written defenses by the Lee County Clerk of Court within 30 days on Bradley W. Butcher, Plaintiff's attorney, whose address is 6830 Porto Fino Circle, Ste. 2, Fort Myers, Florida 33912 and file the original with this Court either before service on Plaintiff's attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two (2) consecutive weeks in the Gulf Coast Business Review.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 20th day of September, 2024.

CLERK OF THE CIRCUIT COURT
KEVIN C. KARNES
Lee County Clerk of Court
(SEAL) By: K. Harris
as Deputy Clerk

Butcher & Associates, P.L.
6830 Porto Fino Circle, Ste. 2
Fort Myers, Florida 33912
Sept. 27; Oct. 4, 2024 24-04240L

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA

CASE NO.: 24-CA-004710

GIOVANNA CRISTINA VALENCIA

ARIAS and DIEGO ALBERTO

VASQUEZ MARIN,

Plaintiff(s), v.

UNKNOWN HEIR OF DOUGLAS M. DOBRINICH #1, UNKNOWN HEIR OF DOUGLAS M. DOBRINICH #2, UNKNOWN HEIR OF DOUGLAS M. DOBRINICH #3, UNKNOWN HEIR OF DOUGLAS M. DOBRINICH #4 and LEHIGH ACRES PROPERTIES, LLC, Defendant.

TO: UNKNOWN HEIR OF DOUGLAS M. DOBRINICH #1

9967 Galleon Drive

West Palm Beach, FL 33411

UNKNOWN HEIR OF DOUGLAS M. DOBRINICH #3

9967 Galleon Drive

West Palm Beach, FL 33411

LEHIGH ACRES PROPERTIES, LLC

Parcel ID: 21-44-27-L3-03010.012B

Property Address: 903 East 8th Street, Lehigh Acres, FL 33972

and you are required to serve a copy of your written defenses, if any, to it on Felix G. Montanez, Esq., the Plaintiff's attorney, whose address is 2114 W. Columbus Dr, Tampa, FL 33607, on or before October 22, 2024, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: K. Shoap
As Deputy Clerk

Felix G. Montanez, Esq.,
the Plaintiff's attorney,
2114 W. Columbus Dr.,
Tampa, FL 33607
Sept. 20, 27; Oct. 4, 11, 2024

24-03878L

THIRD INSERTION

**NOTICE OF ACTION;
CONSTRUCTIVE SERVICE - PROPERTY**

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION

CASE NO.: 2023-CA-012866

BIT CAPITAL INVESTMENTS, CORP.,

Plaintiff, vs.

BLANCHE SHEEHY A/K/A

BLANCHE HALEY; ALICIA

SHEEHY; INDIGO GROUP, INC.; JOSEPH P. RYAN; ALICE E. MATTISON; FLORIDA

LANDMARK COMMUNITIES, INC.; and CLAUDINE TITECA, Defendants.

TO: Alice E. Mattison, 1301 Brookwood St, Bensenville, IL 60106

Claudine Titeca, Residence Hampton, Rue Du Ham 134 Box D3, 1180 Bruxelles, Belgium

YOU ARE NOTIFIED that an action to quiet title to the following properties in Lee County, Florida:

LOT 10, BLOCK 32, UNIT 4, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 192, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

And;

LOT 3, BLOCK 111, UNIT 22, SOUTHWOOD, SECTION 8, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 85, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, LLP, the plaintiff's attorney, whose address is 6830 Porto Fino Circle, Ste. 2, Fort Myers, Florida 33912 and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on 09/11/2024

KEVIN KARNES

CLERK OF THE CIRCUIT COURT

(SEAL) By: N. Watson

DEPUTY CLERK

SOKOLOF REMTULLA, LLP

6830 Lake Worth Road, Suite 100E

Greenacres, FL 33467

Telephone: 561-507-5252

Faximile: 561-342-4842

E-mail: pleadings@sokrem.com

Counsel for Plaintiff

Sept. 20, 27; Oct. 4, 11, 2024

24-03879L

SECOND INSERTION

CURRENT ADDRESS: 4312 7TH STREET SOUTHWEST LEHIGH ACRES, FL 33976

TO: THE UNKNOWN TENANT IN POSSESSION

LAST KNOWN ADDRESS: 4312 7TH STREET SOUTHWEST LEHIGH ACRES, FL 33976

CURRENT ADDRESS: 4312 7TH STREET SOUTHWEST LEHIGH ACRES, FL 33976

YOU ARE HEREBY NOTIFIED

that a civil action has been filed against you in the Circuit Court of Lee County, Florida, to foreclose certain real property described as follows:

LOT 15, BLOCK 14, UNIT 2, SECTION 33, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TO: MAGDALYN VILLADA

LAST KNOWN ADDRESS: 4312 7TH STREET SOUTHWEST LEHIGH ACRES, FL 33976

PROPERTY address: 4312 7th Street Southwest, Lehigh Acres, FL 33976

LOT 15, BLOCK 14, UNIT 2, SECTION 33, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TO: MAGDALYN VILLADA

LAST KNOWN ADDRESS: 4312 7TH STREET SOUTHWEST LEHIGH ACRES, FL 33976

PROPERTY address: 4312 7th Street Southwest, Lehigh Acres, FL 33976

LOT 15, BLOCK 14, UNIT 2, SECTION 33, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

TO: MAGDALYN VILLADA

LAST KNOWN ADDRESS: 4312 7TH STREET SOUTHWEST LEHIGH ACRES, FL 33976

PROPERTY address: 4312 7th Street Southwest, Lehigh Acres, FL 33976

LOT 15, BLOCK 14, UNIT 2, SECTION 33, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT CIVIL COURT
OF THE TWENTIETH JUDICIAL
CIRCUIT OF FLORIDA, IN AND
FOR LEE COUNTY
CIVIL DIVISION
Case No. 36-2022-CA-000685
Division G

**U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE
FOR RCF 2 ACQUISITION TRUST**
Plaintiff, vs.
ADELE VAN DEN BERG, AS
GUARDIAN FOR CRAIG
VAN DEN BERG, INCAPACITATED,
SHERYL VANDERBERG A/K/A
SHERYL VANDENBERG,
GLADIOLUS PRESERVE
HOMEOWNERS ASSOCIATION,
INC., MORTGAGE ELECTRONIC
REGISTRATION SYSTEMS, INC.
AS NOMINEE FOR CITIBANK
FEDERAL SAVINGS BANK,
SUNCOAST CREDIT UNION, AND
UNKNOWN TENANTS/OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on February 16, 2023, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

LOT 61, GLADIOLUS PRESERVE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 73, PAGE(S) 58 THROUGH 63, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 9010 GLADIOLUS PRESERVE C, FT MYERS, FL 33908; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at: www.lee.realforeclose.com on OCTOBER 17, 2024 at 9:00 a.m.

Any persons claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

Dated this day of 09/20/2024,
Clerk of the Circuit Court
Kevin C. Karnes
(SEAL) By: N. Watson
Deputy Clerk

Jennifer M. Scott
(813) 229-0900 x
Kass Shuler, P.A.
1505 N. Florida Ave.
Tampa, FL 33602-2613
ForeclosureService@kasslaw.com
318000/1912522/wl
Sept. 27; Oct. 4, 2024 24-04215L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF FLORIDA IN AND FOR LEE
COUNTY
GENERAL JURISDICTION
DIVISION
Case No. 24-CA-004660

1SHARPE OPPORTUNITY
INTERMEDIATE FUND L.P.,
Plaintiff, vs.
FORT MYERS ENTERPRISES,
LLC; ERICK AMARAL;
UNKNOWN TENANT IN
POSSESSION 1; and UNKNOWN
TENANT IN POSSESSION 2,
Defendants.

To: ERICK AMARAL
7803 SW 193rd Street
Cutler Bay, Florida 33157
LAST KNOWN ADDRESS STATED.

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit

LOTS 13 & 14, BLOCK 615,
UNIT 21, CAPE CORAL SUB-
DIVISION, ACCORDING TO
THE PLAT THEREOF, AS RE-
CORDED IN PLAT BOOK 13,
PAGE(S) 149 THROUGH 173,
INCLUSIVE, OF THE PUBLIC
RECORDS OF LEE COUNTY,
FLORIDA.

Parcel Number: 31-44-24-C3-
00615.0130.

has been filed against you and you are required to a copy of your written defenses, if any, to it on Charles P. Gufford, McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court within 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of said Court on the day of 09/18/2024.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) By: N. Watson
Deputy Clerk

MCCALLA RAYMER LEIBERT
PIERCE, LLC
225 E. Robinson St. Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
24-09577FL
Sept. 27; Oct. 4, 2024 24-04233L

SECOND INSERTION

**NOTICE OF SALE PURSUANT TO
CHAPTER 45**
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No.: 24-CC-004148

**PARKSIDE PLACE
CONDOMINIUM ASSOCIATION,
INC., a Florida Not-For-Profit
Corporation,**
Plaintiff, v.
GEORGE KORMOS, and
UNKNOWN TENANT,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated September 6, 2024 entered in Case No. 24-CC-004148, of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein PARKSIDE PLACE CONDOMINIUM ASSOCIATION, INC., a Florida Not-For-Profit Corporation is Plaintiff, and GEORGE KORMOS is a Defendant, I will sell to the highest bidder for cash on October 10, 2024, in an online sale at www.lee.realforeclose.com beginning at 9:00 a.m., the following property as set forth in said Final Judgment, to wit:

Unit No. 102, Building 2, PARK-SIDE, A CONDOMINIUM, according to the Declaration recorded in O.R. Book 1777, at Page 1220, as amended, Public Records of Lee County, Florida, together with all of the appurtenances thereto appertaining and specified in said Condominium Declaration.

Property Address: 15075 Park-side Drive, Unit 102, Fort Myers, FL 33908.

ANY PERSON CLAIMING AN
INTEREST IN THE SURPLUS
FROM THE SALE, IF ANY,
OTHER THAN THE PROPERTY
OWNER, AS OF THE DATE
OF THE LIS PENDENS MUST
FILE A CLAIM IN ACCORDANCE
WITH FLORIDA STATUTES, SEC-
TION 45.031.

Dated: 09/18/2024
Kevin C. Karnes
Lee Clerk of Circuit Court
(SEAL) By: N. Watson
Deputy Clerk

/s/ Bryan B. Levine, Esq.
Primary Email:
Pleadings@knoxlevine.com
Bryan B. Levine, Esq., FBN 89821
36354 U.S. 19 N.
Palm Harbor FL 34684
Main Line: (727) 223-6368;
Fax: (727) 478-4579
Sept. 27; Oct. 4, 2024 24-04234L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
DIVISION: CIVIL
Case No. 24-CC-004345

**THE SOUTH SEAS CLUB
CONDOMINIUM
ASSOCIATION, INC., a Florida
non-profit corporation,**
Plaintiff, vs.
VIRGINIA MCANANY
WATERMAN, INDIVIDUALLY
AND AS TRUSTEE, OR
SUCCESSOR IN TRUST, UNDER
THE VIRGINIA MCANANY
WATERMAN LIVING TRUST,
DATED OCTOBER 16, 1998,
Defendant(s)

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on October 24, 2024, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 39 in Condominium Parcel Number M-II (a/k/a Unit 1310) of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any

pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031.

WITNESS my hand and official seal of said Court this day of 09/24/2024.

KEVIN C. KARNES,
CLERK OF COURT
(SEAL) By: N. Watson
Deputy Clerk

Michael J. Belle, Esquire
Attorney for Plaintiff
2364 Fruitville Road
Sarasota, FL 34237
service@michaelbelle.com
48075 / 3-56334
Sept. 27; Oct. 4, 2024 24-04255L

SECOND INSERTION

**NOTICE OF ACTION -
CONSTRUCTIVE SERVICE**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
Case No. 24-CA-000825

**LAKEVIEW LOAN SERVICING,
LLC,**
Plaintiff, vs.
JEMAL ALEMNDAR,
BRITTANY HERNANDEZ,
AND THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF BRIANA
HERNANDEZ, DECEASED, et. al.
Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BRIANA HERNANDEZ, DECEASED, whose last known residence is 434 PICTURESQUE, LEHIGH ACRES, FL 33974, if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

whose last known residence is 434 PICTURESQUE, LEHIGH ACRES, FL 33974, if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

TO: AIDEN HERNANDEZ, ANALISA HERNANDEZ,
whose last known residence is 434 PICTURESQUE, LEHIGH ACRES, FL

33974, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 17, BLOCK 93, PLAT OF SOUTHWOOD UNIT 19, SECTION 8, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 26, PAGE 82 IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 within 30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at County, Florida, this 23rd day of September, 2024

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: K. Harris
DEPUTY CLERK
ROBERTSON, ANSCHUTZ, AND SCHNEID, PLL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: fmail@raslg.com
23-147125
Sept. 27; Oct. 4, 2024 24-04244L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
Case No.: 36-2024-CA-002457
BANK OF AMERICA, N.A.,
Plaintiff, vs.

**THE UNKNOWN HEIRS,
DEVISEES, GRANTEEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES,
OR OTHER CLAIMANTS
CLAIMING BY, THROUGH,
UNDER, OR AGAINST, WAYNE G.
MAGIN AKA WAYNE GORDON
MAGIN AKA W.G. MAGIN,
DECEASED, et al,
Defendant(s).**

TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, WAYNE G. MAGIN AKA WAYNE GORDON MAGIN AKA W.G. MAGIN, DECEASED

Last Known Address: Unknown
Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida:

LOT 4, BLOCK 3, FIRST ANEX TO PINE RUN AT THREE OAKS, BEING A REPLAT OF BLOCKS 3 AND 5 OF PINE RUN AT THREE OAKS AND PART OF THE NORTHEAST 1/4 OF SECTION 22, TOWN-

SHIP 46 SOUTH, RANGE 25 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 40, PAGE 5, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
A/K/A 9382 PINEAPPLE RD
FORT MYERS FL 33967

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida, 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this court on this 23rd day of September, 2024.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: K. Harris
Deputy Clerk

Albertelli Law
P.O. Box 23028
Tampa, FL 33623
NL-24-004729
Sept. 27; Oct. 4, 2024 24-04241L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT IN AND
FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 24-CA-005631

**WINTRUST MORTGAGE, A
DIVISION OF BARRINGTON
BANK & TRUST COMPANY, N.A.,**
Plaintiff, vs.
UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES AND ALL
OTHERS WHO MAY CLAIM AN
INTEREST ON THE ESTATE OF
ALTHEA TOMLINS, et al.,
Defendants.

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST ON THE ESTATE OF ALTHEA TOMLINS, et al., Defendants.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff,

De Cubas & Lewis, P.A.,
Attorney for Plaintiff,
PO BOX 5026,
CORAL SPRINGS, FL 33310
24-02079

Sept. 27; Oct. 4, 2024 24-04243L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
Case No.: 24-CA-005325

CITIZENS BANK, N.A.,
Plaintiff, vs.
MCV DREAMS LLC, A FLORIDA
LIMITED LIABILITY COMPANY,
et al.,
Defendant(s).

To: ERICK AMARAL
Last Known Address: 7803 SW 193RD
STREET CUTLER BAY, FL 33157
Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida:

THE FOLLOWING DESCRIBED LAND IN THE COUNTY OF LEE, STATE OF FLORIDA, TO -WIT:
LOT 6, BLOCK B,

--- TAX DEEDS ---

SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000910 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-034 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK.48 DB 254 PG 20 LOT 18 Strap Number 29-44-27-12-00048.0180 Names in which assessed: MAXWELL PEDRO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03954L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000651 NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC FOR SECURED PARTY the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-979 Year of Issuance 2022 Description of Property LEHIGH ACRES 1ST ADD. BLK.1 PB 12 PG 138 LOT 18 Strap Number 06-45-27-01-00001.0180 Names in which assessed: EFFRAIN TREJO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03956L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000926 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-761 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 15 BLK 64 PB 15 PG 166 LOT 16 Strap Number 11-45-27-15-00064.0160 Names in which assessed: GENARO BELLOT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03962L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000928 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-884 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK 30 PB 15 PG 228 LOT 17 Strap Number 12-45-27-06-00030.0170 Names in which assessed: JEFFREY BUSCH All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03963L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000870 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-933 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 7 BLK 38 PB 20 PG 60 LOT 16 Strap Number 21-45-27-07-00034.0160 Names in which assessed: ATB PROPERTIES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03968L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000883 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-360 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 17 BLK 34 PB 18 PG 27 LOT 15 Strap Number 23-45-27-07-00038.0150 Names in which assessed: LEVENTURES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03969L
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000840 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-530 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 14 BLK 81 PB 18 PG 15 LOT 32 Strap Number 10-45-27-14-00081.0320 Names in which assessed: GUIOSKY TORRES, YES-SENIAS ROQUE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03959L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000852 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-614 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK 23 PB 15 PG 155 LOT 3 Strap Number 11-45-27-05-00023.0030 Names in which assessed: TURNKEY INVESTMENTS & CONSULTING LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03960L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000852 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-311 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK 19 PB 15 PG 132 LOT 15 Strap Number 14-45-27-03-00019.0150 Names in which assessed: TURNKEY INVESTMENTS & CONSULTING LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03964L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000853 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-316 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK 22 PB 15 PG 133 LOT 9 Strap Number 14-45-27-03-00021.0090 Names in which assessed: TURNKEY INVESTMENTS & CONSULTING LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03965L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000857 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-322 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 1 BLK 13 PB 20 PG 41 LOT 14 Strap Number 26-45-27-04-00013.0140 Names in which assessed: CORNEAL PEART, MICHAEL BROWN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03966L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000897 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-864 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 4 BLK 13 PB 20 PG 41 LOT 14 Strap Number 26-45-27-04-00013.0140 Names in which assessed: EDUARDO CAMILO, FIVE SIX HOLDINGS LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03973L
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000886 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-457 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 16 BLK 56 PB 20 PG 36 LOT 15 Strap Number 23-45-27-16-00056.0150 Names in which assessed: JAVIER BELLOT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03970L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000896 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-785 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 67 PB 18 PG 118 LOT 10 Strap Number 25-45-27-12-00067.0100 Names in which assessed: LUIS F FORERO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03972L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000915 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 22-342 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK 8 PB 20 PG 70 LOT 8 Strap Number 35-45-27-03-00008.0080 Names in which assessed: ADALBERTO PENTEADO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03976L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000822 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 22-551 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 14 BLK 87 PB 28 PG 72 LOT 13 Strap Number 36-45-27-14-00087.0130 Names in which assessed: J & L VISION HOMES, INC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03979L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000779 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 45-61 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 87 BLK 5699 PB 24 PG 75 LOTS 19 THRU 21 Strap Number 18-43-24-C1-05699.0190 Names in which assessed: GREENDALE GROVE LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03981L	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:20240000859 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 86-15 Year of Issuance 2022 Description of Property GREEN ACRES BLK A PB 5 PG 72 LOT 13 Strap Number 16-44-25-P1-0090A.0130 Names in which assessed: DIEUME NE PENTREMAN, GENET PENTREMAN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03987L

--- PUBLIC SALES ---

THIRD INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT

To: RICHARD NERVAL

Case:

CD202403685/D 3233299

An Administrative Complaint to revoke your license and eligibility for licensure has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

Sept. 20, 27; Oct. 4, 11, 2024

24-03903L

SECOND INSERTION

NOTICE OF UNCLAIMED PROBATE FUNDS DEPOSITED IN COURT REGISTRY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT
IN AND FOR
LEE COUNTY FLORIDA,
PROBATE ACTION
07-CP-003134
IN RE: The Estate of
Frank DAlessandro

Notice is given that, pursuant to section 733.816, Florida Statutes, unclaimed probate funds of \$28827.00 are being held for Jan Baillargeon in the registry of the court, deposited per order dated 08/27/2024, IN RE: The Estate of Frank DAlessandro, deceased.

Business
Observer

CALL 941-906-9386
and select the appropriate County
name from the menu option
or e-mail legal@businessobserverfl.com

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 10/11/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109, 1986 STE HS 36124563. Last Tenants: PATRICIA SHERIDAN, PATRICIA MARY SHERIDAN and all unknown parties beneficiaries heirs. Sale to be at SUN INDIAN CREEK LLC, 17820 SAN CARLOS BOULEVARD,

--- TAX DEEDS ---

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2024000867

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 90-11 Year of Issuance 2022 Description of Property FT MYERS ESTATES BLK 17 PB 6 PG 44 LOT 5 LESS ROAD Strap Number 20-44-25-P2-00117.0050

Names in which assessed:
ALEXIS FLETCHER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrolr.

Sept. 27; Oct. 4, 11, 18, 2024
24-03989L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2024000864

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 87-27 Year of Issuance 2022 Description of Property CORRIGANS ALLEN ST RESUB PB 5 PG 18 LOT 17 Strap Number 18-44-25-P1-02700.0170

Names in which assessed:
DOUGLAS CARRINGTON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrolr.

Sept. 27; Oct. 4, 11, 18, 2024
24-03988L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2024001163

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 38-03 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 26 BLK 836 PB 14 PG 119 LOTS 53 + 54 Strap Number 01-45-23-C4-00836.0530

Names in which assessed:

JAMES P FOX II, JAMES P FOX III, JAMES PAUL FOX III, MICHAEL R FOX III, MICHELLE RENEE FOX BENNETT, MICHELLE RENEE FOX BENNETT, UNKNOWN HEIRS JAMES PAUL FOX II, UNKNOWN HEIRS OF HELEN M FOX

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrolr.

Sept. 27; Oct. 4, 11, 18, 2024
24-03988L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

Probate Division

CASE NO.: 24-CP-002108 P(3)
IN RE: ESTATE OF
MARGARET L. MOORE,
Deceased.

The administration of the estate of Margaret L. Moore, deceased, whose date of death was July 12, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons who have claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court **WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

All other creditors of the decedent and other persons having claims or demands against decedent's estate, must file their claims with this court **WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Caroly M. Ange,
3846 Anderson Chapel Road,
Macclesfield, North Carolina 27852

Attorney for Personal Representative:
P. Scott Miller,
Florida Bar No. 0093792,

1843 Foreman Drive, Suite 210,
Cookeville, Tennessee 38501

Tele: 727-362-3700

Fax: 727-398-3907

E-Mail: smiller@gibbsfirm.com

Secondary E-Mail:
dmiller@gibbsfirm.com

Sept. 27; Oct. 4, 2024
24-03980L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2024000866

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-663 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 37 PB 15 PG 160 LOT 13 Strap Number 11-45-27-10-00037.0130

Names in which assessed:
ELEANOR FRANCES GIANNINI, LEO MICHAEL GIANNINI, UNKNOWN HEIRS OF LEO M GIANNINI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrolr.

Sept. 27; Oct. 4, 11, 18, 2024
24-03961L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

Probate Division

File Number: 24-CP-001396
IN RE: ESTATE OF
HARRY GEORGE HALL,
Deceased.

The administration of the estate of Harry George Hall, deceased, whose date of death was September 9, 2023 and whose social security number is XXX-XX-6257, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr., Blvd, Ft. Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons who have claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court **WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN §733.702, Fla. Stat. (2024) WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEASED'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Garth Hall
34521 Environ Blvd
Lauderhill, FL 33319

Attorney for Personal Representative:
Ileana Ruiz Zapico, Esq.
Florida Bar No.: 1028947

1395 Panther Lane, Suite 300
Naples, Florida 34109

Telephone: (239) 434-4924

Fax: (239) 213-5460

E-Mail: john.wood@quarles.com

Secondary E-Mail:
lisa.brown@quarles.com

Sept. 27; Oct. 4, 2024
24-04227L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 24-CP-002612
IN RE: ESTATE OF
LE ROY MOULTRIE

a/k/a Leroy Moultrie
Deceased.

The administration of the estate of Le Roy Moultrie, deceased, whose date of death was May 18, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 1st Floor, 1700 Monroe St., Ft. Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court **ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEASED'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Marc Antonius Moultrie
15413 East 18th Ave.

Aurora, Colorado 80011

Attorney for Personal Representative:
Cyrus Malhotra, Esq.

Florida Bar Number: 0022751

THE MALHOTRA LAW FIRM P.A.

3903 Northdale Blvd., Suite 100E

Tampa, FL 33624

Telephone: (813) 902-2119

Fax: (727) 290-4044

E-Mail:

filings@FLprobatesolutions.com

Secondary E-Mail:
cortney@FLprobatesolutions.com

Sept. 27; Oct. 4, 2024
24-04249L

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File Number: 24-CP-001396
IN RE: ESTATE OF
HARRY GEORGE HALL
Deceased.

The administration of the estate of Harry George Hall, deceased, whose date of death was March 4, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons who have claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court **WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court **WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE**.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEASED'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is September 27, 2024.

Personal Representative:

Garth Hall
34521 Environ Blvd
Lauderhill, FL 33319

Attorney for Personal Representative:
Ileana Ruiz Zapico, Esq.
Florida Bar No.: 317550

1395 Panther Lane, Suite 300

Naples, Florida 34109

Telephone: (239) 434-4924

Fax: (239) 213-5460

E-Mail: john.wood@quarles.com

Secondary E-Mail:
lisa.brown@quarles.com

Sept. 27; Oct. 4, 2024
24-04261L

--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property

--- TAX DEEDS ---

SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:20240000894 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 12-559 Year of Issuance 2022 Description of Property LEHIGH ACRES RE-PLAT SEC 25 BLK 44 PB 26 PG 146 LOT 5 Strap Number 25-44-26-07-00044.0050 Names in which assessed: FRENETTE D WILLIAMS	Tax Deed #:20240000912 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 13-102 Year of Issuance 2022 Description of Property LEHIGH ESTATES UNIT 7 BLK 5 PB 15 PG 87 LOT 20 Strap Number 33-44-26-07-00005.0200 Names in which assessed: FRANKLIN ARVELO	Tax Deed #:20240000913 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 13-147 Year of Issuance 2022 Description of Property LEHIGH ESTATES UNIT 8 BLK 25 PB 15 PG 88 LOT 6 Strap Number 33-44-26-08-00025.0060 Names in which assessed: MARCOS SERRANO	Tax Deed #:20240000818 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 13-498 Year of Issuance 2022 Description of Property SORRENTO AS DESC IN INST# 2013000242074 PH 38 BLDG 38 UNIT 4 Strap Number 04-48-26-B2-01038.0004 Names in which assessed: VERCALEX, LLC	Tax Deed #:20240000848 NOTICE IS HEREBY GIVEN that FIG 20, LLC FIG 20, LLC FBO SEC PTY the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 14-812 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 5 DB 254 PG 90 LOT 9 Strap Number 12-44-27-02-00005.0090 Names in which assessed: ANGELA WILSON	Tax Deed #:20240000848 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 16-283 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 5 DB 254 PG 90 LOT 9 Strap Number 12-44-27-02-00005.0090 Names in which assessed: GREGORY RANDO
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03930L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03932L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03933L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03935L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03938L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03942L
SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:20240000795 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 10-16 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 36 BLK 2330 PB 16 PG 129 LOTS 37 + 38 Strap Number 25-43-23-C2-02330.0370 Names in which assessed: 5 DIAMOND DEVELOPMENT, LLC	Tax Deed #:20240000808 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 13-077 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 36 BLK 2330 PB 16 PG 100 LOTS 37 + 38 Strap Number 25-43-23-C2-0200011.0160 Names in which assessed: EUNICE BRAVE, WILNER BRAVE	Tax Deed #:20240000800 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 13-45 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 98 BLK 6156 PB 25 PG 121 LOT 28 Strap Number 29-43-23-C2-06156.0280 Names in which assessed: 5 DIAMOND DEVELOPMENT, LLC	Tax Deed #:2024000770 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 14-563 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 98 BLK 6156 PB 25 PG 98 LOT 12-45-26-12-00120.0090 Names in which assessed: WILLIAM ADOLFO IBARRA FUENTES	Tax Deed #:2024000806 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 15-61 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 53 BLK 3867 PB 19 PG 74 LOTS 61 + 62 Strap Number 33-43-23-C2-03867.0610 Names in which assessed: BLACKTIP CONSTRUCTION GROUP, INC.	Tax Deed #:2024000807 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 16-08 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 53 BLK 3902 PB 19 PG 73 LOTS 18 + 19 Strap Number 33-43-23-C4-03902.0180 Names in which assessed: 5 DIAMOND DEVELOPMENT, LLC
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03928L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03931L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03934L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03936L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03939L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03940L
SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:20240000887 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 12-468 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 82 PB 15 PG 68 LOT 4 Strap Number 24-44-26-10-00082.0040 Names in which assessed: JANE M LARAMIE, RAYMOND J LARAMIE ET UX, RAYMOND JUDE LARAMIE	Tax Deed #:20240000850 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 14-612 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK 45 PB 15 PG 99 LOT 18 Strap Number 13-45-26-05-00045.0180 Names in which assessed: FRONTIER EQUITY PROPERTIES LLC, FRONTIER EQUITY PROPERTIES, LLC	Tax Deed #:20240000931 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 16-391 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 12 BLK 48 DB 254 PG 90 LOT 16 Strap Number 12-44-27-12-00048.0160 Names in which assessed: AIMEE ARCHER, GINA ARCHER, ST. MAURICE'S CATHOLIC CHURCH MEN'S CLUB	Tax Deed #:2024000838 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-304 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 10 PB 27 PG 181 LOT 26 Strap Number 09-45-27-02-00010.0260 Names in which assessed: Christella Duverseau, CHRISTELLA L LIBERAL, TERRY S DUVERSEAU	Tax Deed #:2024000869 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-929 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK 30 PB 18 PG 59 LOT 14 Strap Number 21-45-27-06-00030.0140 Names in which assessed: CHARMAINE MAGNUS, DERRICK MAGNUS, DORETH WAGSTAFFE	Tax Deed #:2024000895 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-769 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 60 PB 18 PG 116 LOT 22 Strap Number 25-45-27-10-00060.0220 Names in which assessed: LESLIE FERN SMITH, MARGARET SMITH
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03929L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03937L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03943L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03958L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03967L	All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 27; Oct. 4, 11, 18, 2024 24-03971L

PUBLISH YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

Call 941-906-9386
and select the appropriate County name from the menu option
or email legal@businessobserverfl.com



--- TAX DEEDS ---

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000937
NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-631 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 3 BLK.9 DB 254 PG 75 LOT 10 Strap Number 15-44-27-03-00009.0100

Names in which assessed:
ERIS AMADOR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03945L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000860

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-790 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK.39 DB 254 PG 70 LOT 16 Strap Number 16-44-27-10-00039.0160

Names in which assessed:
JESSIE EWALD BENOIT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03946L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000812

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-21 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 39 BLK 2750 PB 16 PG 153 LOTS 7 + 8 Strap Number 35-43-23-C1-02750.0070

Names in which assessed:
HM NEW HOME LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03949L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000938

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-267 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK 18 DB 254 PG 65 LOTS 22-44-27-05-00017.0090

Names in which assessed:
LBS DEVELOPERS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03950L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000878

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-353 Year of Issuance 2022 Description of Property LEHIGH ACRES RE-PLAT UNIT 5 BLK 17 DB 263 PG 354 LOT 9 Strap Number 22-44-27-05-00017.0090

Names in which assessed:
KELLY MARSHY AMADOR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03952L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000939

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-564 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK.21 DB 254 PG 50 LOTS 22-44-27-05-00021.0200

Names in which assessed:
ALVIN PINK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03953L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000929

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-221 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 6 BLK 22 DB 259 PG 121 LOTS 5 Strap Number 11-44-27-06-00022.0050

Names in which assessed:
GERI NACOLE HOPKINS, GERINACOLE HOPKINS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03941L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000863

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-43 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 42 BLK 2978 PB 17 PG 44 LOTS 31 + 32 Strap Number 34-43-23-C2-02978.0310

Names in which assessed:
LUCILA RAMIREZ, RAYMOND GONZALEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03944L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000863

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 16-870 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 9 BLK.35 DB 252 PG 451 LOTS 12 E 1/2 Strap Number 17-44-27-09-00035.012B

Names in which assessed:
CARLOS GONZALEZ, CARLOS LUIS GONZALEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03947L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000785

NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-345 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 REPLT. BLK.15 DB 263 PG 354 LOT 10 Strap Number 22-44-27-05-00015.0100

Names in which assessed:
ISRAEL YEISEL PEREZ NOGUEIRA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03951L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:20240000819

NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-342 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 66 BLK 3299 PB 22 PG 5 LOTS 19 Strap Number 03-45-23-C3-03299.0190

Names in which assessed:
GUNTHER ROGAHN, WALTER ROGAHN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03955L

SECOND INSERTION

NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2023002140

NOTICE IS HEREBY GIVEN that MELINDA CHRISTENSEN CHRISTENSEN CAPITAL LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-033386 Year of Issuance 2019 Description of Property CAPE CORAL UNIT 66 BLK 3299 PB 22 PG 5 LOTS 19 Strap Number 03-45-23-C3-03299.0190

Names in which assessed:
THE CORNER STONE GROUP FINANCIAL INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/19/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler.

Sept. 27; Oct. 4, 11, 18, 2024

24-03957L

FOURTH INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
Case No. 24-CP-006082

--- TAX DEEDS ---

FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2024000961 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-708 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 9 BLK 56 PB 15 PG 199 LOT 1 Strap Number 02-45-27-09-00056.0010 Names in which assessed: CARLSSON OVE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03783L	Tax Deed #:2024001137 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-715 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 10 BLK 58 PB 15 PG 200 LOT 2 Strap Number 02-45-27-10-00058.0020 Names in which assessed: JOSEPH OWSLEY, VIRGINIA L OWSLEY All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03784L	Tax Deed #:2024001179 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-743 Year of Issuance 2022 Description of Property SOUTHWOOD UNIT 12 BLK 74 PB 15 PG 204 LOT 12 Strap Number 02-45-27-12-00074.0120 Names in which assessed: TARPON IV, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03785L	Tax Deed #:2024001024 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-171 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 38 BLK 2655 PB 16 PG 97 LOTS 8 + 9 Strap Number 02-44-23-C1-02655.0080 Names in which assessed: 5 DIAMOND DEVELOPMENT, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03787L	Tax Deed #:2024001445 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-73 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 41 BLK 2871 PB 17 PG 9 LOTS 75 + 76 Strap Number 03-44-23-C1-02871.0750 Names in which assessed: ELLA WISH LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03790L	Tax Deed #:2024001007 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-89 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 41 BLK 2871 PB 17 PG 9 LOTS 75 + 76 Strap Number 03-44-23-C1-02871.0750 Names in which assessed: CARLSSON OVE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03792L
FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2024000646 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 22-262 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 5 BLK 23 PB 20 PG 59 LOT 11 Strap Number 28-45-23-05-00023.0110 Names in which assessed: ARLINGTON 42 LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03793L	Tax Deed #:2024001180 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 22-70 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 41 BLK 2894 PB 17 PG 6 LOTS 17 + 18 Strap Number 03-44-23-C4-02894.0170 Names in which assessed: MARHTA CECILIA OROZCO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03794L	Tax Deed #:2024000793 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 23-8 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 83 BLK 5196 PB 23 PG 51 LOTS 38 + 39 Strap Number 25-43-22-C1-05196.0380 Names in which assessed: IRIS C WELDS All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03795L	Tax Deed #:2024000776 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 45-08 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 83 BLK 5800 PB 24 PG 136 LOTS 55 + 56 Strap Number 17-43-24-C2-05800.0550 Names in which assessed: MONSANTO GROUP LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03797L	Tax Deed #:2024001202 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 59-87 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 31 BLK 2010 PB 14 PG 151 LOT 5 Strap Number 07-44-24-C1-02010.0050 Names in which assessed: LEVENTURES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03801L	Tax Deed #:2024001200 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 59-88 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 31 BLK 2010 PB 14 PG 151 LOT 6 Strap Number 07-44-24-C1-02010.0060 Names in which assessed: Hudson Ventures LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03802L
FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION	FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.	NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.
Tax Deed #:2024001201 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-441 Year of Issuance 2022 Description of Property LEHIGH ACRES UNIT 2 BLK 15 PB 15 PG 171 LOT 15 Strap Number 01-45-27-02-00015.0150 Names in which assessed: SHARYL SCHULTZ All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03780L	Tax Deed #:2024001023 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 83-33 Year of Issuance 2022 Description of Property ARLINGTON PB 16 PG 38-39 LOT 95 Strap Number 07-44-24-C1-02010.0070 Names in which assessed: LEVENTURES LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03803L	Tax Deed #:2024001198 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 84-3 Year of Issuance 2022 Description of Property CAPE CORAL UNIT 97 BLK 6105 PB 25 PG 92 LOTS 6 + 7 Strap Number 07-43-23-C4-06105.0060 Names in which assessed: TARPON IV LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03806L	Tax Deed #:2024001198 NOTICE IS HEREBY GIVEN that Savvy FL LLC First Horizon Collateral Assignee the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 69-32 Year of Issuance 2022 Description of Property CCBC-CAPE CORAL BOAT CLUB AS DESC IN INST #2011000214570 UNIT 220 Strap Number 07-45-24-C3-06100.0220 Names in which assessed: PORT 32 CAPE CORAL LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03807L	Tax Deed #:2024000118 NOTICE IS HEREBY GIVEN that Mikon Financial Services Inc and Ocean Bank the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 65-1 Year of Issuance 2022 Description of Property PARL IN S E 1/4 OF S W 1/4 AS DESC IN OR 1131 PG 1520 Strap Number 22-45-22-01-00000.0130 Names in which assessed: 1 PALM VILLAGE INVESTMENT LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/05/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroler. Sept. 13, 20, 27; Oct. 4, 2024 24-03804L	

--- PUBLIC SALES ---

SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
PUBLIC SALE	NOTICE OF PUBLIC SALE	NOTICE OF PUBLIC SALE	NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY	NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Life Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 28239 S. Tamiami Trl Bonita Springs, FL 34134 October 17th, 2024 at 9:45AM Martha Ruiz Household goods/furniture Guillermo Gonzalez Household goods/ furniture The auction will be listed and advertised on www.storage treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Life Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Sept. 27; Oct. 4, 2024 24-04252L	Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 12750 Trade Center Dr Bonita Springs, FL 34135. October 17th, 2024 at 11:45AM Amy Allen Cabinet, bed frame, school desk, chairs, Christmas decorations, wardrobe, yoga mat The auction will be listed and advertised on www.storage treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Sept. 27; Oct. 4, 2024 24-04219L	LUDMILA-JOSEPHI MILKEN and ALEX MILKIN will, on October 9, 2024, at 10:00 a.m., at 276 Valencia Drive, Lot #276, Fort Myers, Lee County, Florida 33905; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1974 SUNH MOBILE HOME, VIN: 472421343440A, TITLE NO.: 001396851, and VIN: 472421343440, TITLE NO.: 0013936852 and all other personal property located therein PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite		

--- TAX DEEDS ---

--- TAX DEEDS ---
